GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

MA&UD – APCRDA – Shifting of Secretariat – Construction of interim Government Complex– Tenders called for - Additional financial implication for an amount of Rs.40.80 Cr. – Permission accorded – Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOP.MENT (CRDA.2) DEPARTMENT

G.O.MS.No. 47 **Dated: 19-02-2016**
Read the following:

1. G.O.MS.No.278,MA&UD(CRDA.2) Dept dt.29.12.2015.
2. G.O.MS.No.19, MA&UD(CRDA.2) Dept.,dt.03.02.2016.
3. G.O.Ms.No:32, MA&UD(CRDA.2) Dept., Dt:11.02.2016
4. From the Commissioner, APCRDA, Lr.Rc.No.CE-99/2016- dated:12.02.2016.

*****

O R D E R:

In the G.O 1st read above, Government, have accorded permission to the Commissioner, Andhra Pradesh Capital Region Development Authority (APCRDA) to call tenders for construction of office space of 6.00 lakh sft. in Ac.20.00 Cents of land for Secretariat at Amaravati township at an estimated cost of Rs.180 crores. Tenders should be called for both Conventional and Prefabricated systems by giving time of completion upto 30.06.2016 and at the time of evaluation of tenders whichever system is cheaper, the contract will be awarded to L1 of that system, subject to obtain necessary clearances and works undertaken in accordance with the Rules and Regulations with payments being managed through the DWA system. Government, further agrees to sanction Rs.90 crores interest free loan to CRDA and authorize the Commissioner, APCRDA for seeking the balance required loan from HUDCO on normal terms and conditions. Government, further directs various Departments to pay monthly lease rentals from their budgetary grant to APCRDA. After construction, various Departments will be allocated required space on pre-decided monthly rental basis which will be paid to APCRDA.

2. In the G.Os 2nd and 3rd read above, Government, issued orders, for construction of Interim Government Complex in Velagapudi Village, Thullur Mandal, Guntur District in an extent of Ac. 45.129 cents (Interim Government Complex – Ac.27.082 cents, Public facilities Ac. 18.047 cents), for shifting of AP Secretariat.

3. In the letter 4th read above, the Commissioner, APCRDA has stated that the work was divided into three packages consisting of two buildings i.e., 6 buildings, each of 1 lakh Sft and invited tenders were called for under EPC mode through e-procurement platform and the Technical Bids were opened on 03.02.2016. Two agencies had participated in all the three bids i.e., M/s. Larsen & Toubro Ltd., Chennai and M/s. Shapoorji Pallonji& Company Pvt. Ltd., Hyderabad.

4. The Commissioner, APCRDA has also stated that the Technical Evaluation Committee (TEC) examined the bids and found that the bidders

have quoted more than the permissible limits of 5% as mandated in the G.O.Ms. No.133, Dt: 20.11.2004. The committee in the normal course would have recommended for re-call of tender. However, in view of the instructions in the G.O 1st read above, to complete the construction within the timeline. It was observed that the CVC guidelines permit negotiations in exceptional circumstances. Construction of interim complex being an administrative exigency and as the time lines will affect the overall public interest, the committee has conducted negotiations with the above two bidders. The bidders had substantiated themselves that the said excess quoted rate is due to high overheads towards providing live worthy dwellings to the labour, regular payment of PPF & insurance to the labour, higher salaries towards the qualified and senior field personal and prescribed safety norms by engaging special qualified personnel in the relevant field. Further the bidders stated that in view of fixing a short period of six months for completing the construction of building with pile foundation to an extent of 1 lakh floor each is challenging work when considered the time span which demands engaging the labour for two shifts for which double the wages have to be paid to the labour. In case, if the revised offer is accepted by Government, the requirement of additional funds to a tune of Rs. 34.04 Crores inclusive of taxes considering the administrative sanction of Rs. 180 Cr. for construction of buildings will have to be sanctioned by Government as interest free-loan to CRDA.

5. The Commissioner, APCRDA has also requested the Govt., to sanction an amount of Rs. 101 Cr. towards External Services like external drainage, Sewerage Treatment Plant, external electrical facilities, external water supply, roads, drains, parking, compound wall security gates, raising of site level upto 0.90 m height, land-scaping and compound wall, security office at gates, medical centre etc. and basic interiors, as interest free-loan to CRDA in order to complete the project in full shape as assured to the Environmental Clearance Committee.

6. The Commissioner, APCRDA has therefore requested the Govt. to take decision on (i) Re-calling the tender, (or) Accepting the negotiated rates with additional financial implication ofRs.40.8 Cr. exclusive of taxes (or) Any other orders as deemed appropriate. (ii) Sanction additional expenditure of Rs.101 Cr for external infrastructure development as interest free loan.

7. Government, after careful examination of the matter, hereby direct the Commissioner, Andhra Pradesh Capital Region Development Authority, Vijayawada to award the work at the negotiated rates with additional financial implications of Rs.40.80 crores exclusive of taxes.

8. The Commissioner, Andhra Pradesh Capital Region Development Authority, Vijayawada shall also ensure that,

i) All HODs will be accommodated in the same complex,
ii) Standardized uniform furniture for all the offices shall be planned. No old furniture shall be brought.
iii) For optimum utilisation of space the services of professional group should be taken.

9. The Commissioner, Andhra Pradesh Capital Region Development Authority, Vijayawada shall take further necessary action, accordingly.

10. This order issues with the concurrence of Finance Department.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

AJAY JAIN
SECRETARY TO GOVERNMENT(CRDA)

To
The Commissioner,
Andhra Pradesh Capital Region Development Authority, Vijayawada.
All Departments in Secretariat.

Copy to:

The P.S. to Principal Secretary to Chief Minister.
The P.S. to Hon'ble Minister(Finance)
The P.S. to Hon'ble Minister(MA & UD)
The P.S. to Chief Secretary to Govt.,
The P.S. to Principal Finance Secretary.,
The P.S. to Principal Secretary to Govt., (MA & UD)
The P.S. to Secretary to Govt., (CRDA)
The GA(Cabinet) Dept.,
SF/SC.

//FORWARDED BY ORDER//

SECTION OFFICER